



MEMORANDUM

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: January 6, 1993

SUBJECT: Walnut Creek Greenbelt, Temporary Construction Easement
Austin Diagnostic Medical Center

Bury and Pitman Inc., consultant engineers for the proposed Austin Diagnostic Medical Center to be constructed at MoPac and Park Bend Drive, have requested approval of a temporary construction easement through part of Walnut Creek Greenbelt.

As part of the Medical Center project some of the roads in the area are to be realigned. The existing storm water inlets that at present discharge directly into the creek will be directed into a filtration pond that will also filter runoff from the parking areas. The existing 24" diameter pipe that carries the run off from the streets will be replaced with a 36" diameter pipe on the same alignment.

This section of Walnut Creek Greenbelt is dedicated as public open space and also a drainage easement, formal approval of the drainage easement is not required.

Recommendation

I recommend approval of this request for a temporary construction easement, through part of Walnut Creek Greenbelt, to replace the existing 24" diameter storm sewer with a 36", subject to the following conditions:

1. Construction is carried out in accordance with the "Construction in Parks Specifications."
2. The maximum size of the temporary easement is 30' wide and 50' from the edge of the property line.
3. The temporary construction easement shall expire on January 30, 1995.

Parks and Recreation Board
Walnut Creek Greenbelt
January 6, 1993
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4. The limits of construction shall be defined by a minimum 4' high, high visibility security fence.
5. The headwall shall incorporate a black vinyl coated chain link fence, a minimum 42" high, with black painted posts installed on top of the walls. This is in order to protect from vertical falls in excess of 30" high.
6. A trash rack shall be installed on the open end of the 36" pipe to prevent unauthorized entry into the pipe.
7. The disturbed area shall be restored to the satisfaction of the Parks and Recreation Department. The uphill slope from the headwall shall be restored to the natural slope and revegetated.
8. Any vegetation removed shall be replaced in accordance with the "Construction In Parks Specifications."



Michael J. Heltz, AIA, Director
Parks and Recreation Department

MJH:pm



Bury-Pittman

November 18, 1992

Mr. Mike Heights
City of Austin
Parks and Recreation Department
P. O. Box 1088
Austin, Texas 78767

Re: Austin Diagnostic Medical Center
City of Austin Case No. SPC-92-0350C

Dear Mike:

As part of the improvements for the newly proposed Austin Diagnostic Medical Center, the roadway at the intersection of Park Bend Drive with the MoPac frontage road is proposed to be relocated north of its existing location. This relocation is necessary to align this road with the Waters Park Road crossover at the MoPac frontage road.

The current drainage for Park Bend Drive is conveyed by storm sewer through existing curb inlets within the existing street to an existing 24-inch storm sewer line, which outfalls into a drainage easement in to Walnut Creek. The runoff from this street is currently not filtered.

As a result of the reconstruction of the Park Bend Drive intersection, this development will provide filtration of storm water runoff for the street. The existing 24-inch storm sewer line will be replaced due to construction of the filtration pond. The 24-inch storm sewer line will be replaced by a new 36-inch storm sewer line, which will be placed at a slightly lower depth than the existing 24-inch line. This will require a slight modification to the location of the existing headwall with its outfall at Walnut Creek. The attached exhibit reflects the location of the existing and proposed lines and the proposed grading in the area of the headwall.

It is our understanding based on our discussions with Mr. Peter Marsh of your department that the reconstruction of this line must be approved by the Parks Board. It is our request that this item be placed before the Parks Board on the December 8th agenda for consideration and approval.

Bury-Pittman

Mr. Mike Heights
November 18, 1992
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If you should have any questions or require additional information regarding this request, please contact me at ~~477-5369~~. Your consideration of this request is appreciated.

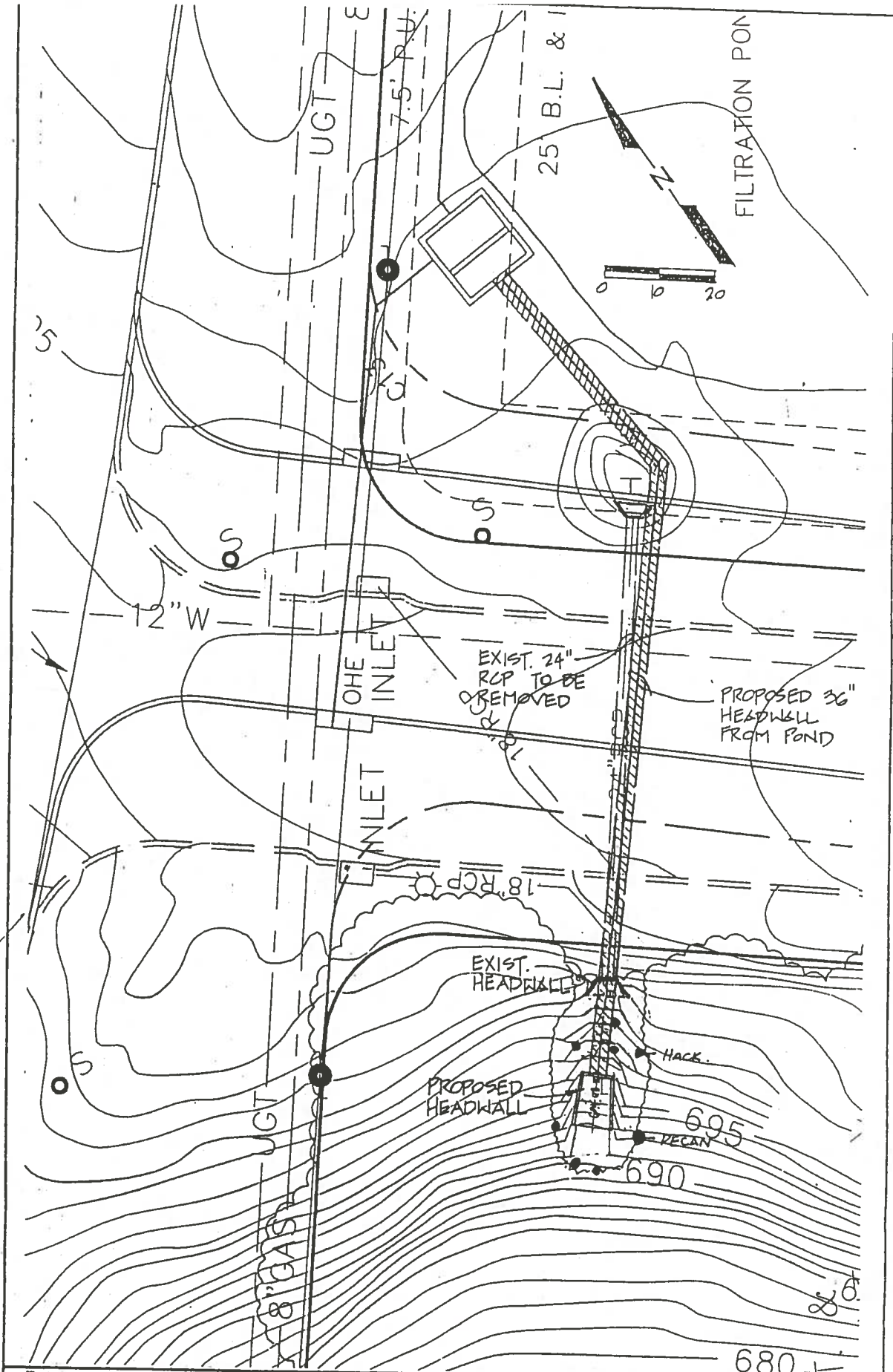
328 0011

Sincerely,



Gregory S. Strmiska, P.E.

f:HEIGHTS.LTR\gss\ltr\521-01.20



647 (12"-15")
Hackberry
1(17"-18") section

<p>B Bury+Pittman Consulting Engineers and Surveyors Austin, Texas Tel 512 / 388 0811 Fax 512 / 388 0385</p>	<p>AUSTIN DIAGNOSTIC MEDICAL CENTER</p>	<p>PROPOSED STORMSEWER LOCATION</p>
<p>DATE: 11-19-92 SCALE: 1"=20'</p>		
<p>DRAWN BY: C. KNOPP</p>	<p>APPROVED BY: G. STRMISKA</p>	<p>PROJECT NO.: 52-01.11</p>



MEMORANDUM

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: January 6, 1993

SUBJECT: Construction of covered two-slip boat dock, at 1112 Bruton
Springs Road.
File # SP-92-0440DS

A request has been received from Balderach and Company, on behalf of Bruce Perkins, to construct a covered two-slip boat dock, at 1112 Bruton Springs Road.

Parks and Recreation Department staff have reviewed the project and the site plans meet the requirements of Article VI, Division 4, Part E (Requirements for the Construction Of Boat Docks) of the Land Development Code (including all amendments).

Recommendation

I recommend approval of the request to construct a covered two-slip boat dock at 1112 Bruton Springs Road, in accordance with Site Plan # SP-92-0440DS.

If I can provide you with any additional information, please contact me.


Michael J. Heitz, AIA, Director
Parks and Recreation Department

MH:PM

D I S T R I B U T I O N M E M O R A N D U M

9-DEC-1992

TO: COMMENT DUE DATE: 24-NOV-1958
FROM: SITE PLAN REVIEW DIVISION/PLANNING DEPT
SUBJECT: DEVELOPMENT PERMIT ONLY SP-92-0440DS

PROJECT: PERKINS BOAT DOCK

1112 BRUTON SPRINGS RD

CASE MANAGER: HAMILTON, SHAW 499-2751

APPLICATION DATE: 9-DEC-1992

ZIP: 78733 FULL PURPOSE
WATERSHED: Lake Austin SUBJ TO COMP WATERSHED ORD

OWNER: PERKINS, BRUCE W. (512)262-2762
1112 BRUTON SPRING ROAD AUSTIN, TX 78733
CONTACT: BRUCE W. PERKINS
AGENT: BALDERACH & COMPANY (512)472-8794
508 OAKLAND AUSTIN, TX 78703
CONTACT: RON BALDERACH

SITE PLAN AREA: 0.021 ACRES (899 SQ FT)
UTILITY OR STORM SEWER LENGTH: 0 LINEAR FEET

EXISTING ZONING: RI
EXISTING USE: RI

TRACT	ACRES/SQ FT	PROPOSED USE
	0.000/ 0	BOATDOCK

RELATED CASE NUMBERS (IF ANY):

OTHER PROVISIONS:
QUALIFIES AS A SMALL PROJECT
TIA IS NOT REQUIRED
FEE RECEIPT #: 1185361

SUBD NAME: BRUTON SPRINGS
BLOCK/LOT: LOTS 19 & 20
PLAT BOOK/PAGE:

PARCEL #:

VARIANCES/WAIVERS, BONUSSES:

REVIEW COMMENTS

TO: SITE PLAN PROCESSING

CASE MANAGER: Hamilton, Shaw

FROM: FILE NUM: SP-92-0440DS

PROJECT NAME: PERKINS BOAT DOCK

LOCATION: 1112 BRUTON SPRINGS RD

DUE DATE: 24-NOV-1958

REVIEWER: MARSH, PETER

DATE: 17-DEC-1992

PD 1. This request meets the requirements of Part E of the Land Development Code.

PD 2. This request has NOT been approved by the Parks and Recreation Board. It will be submitted for consideration at the next scheduled meeting to be held on January 12, 1993.



BALDERACH
and Company
architects - builders
508 Oakland Austin, Texas
512/472-8794 78703

2 December 1992

Parks & Recreation Department
City of Austin
1500 W Riverside Dr
Austin, TX 78704

Dear Director,

Balderach & Company is planning to build a boat house along the shoreline of 1112 Bruton springs Road, Austin, Texas 78733.

We propose to begin construction in January 1993.

Sincerely,



Ron Balderach



**BALDERACH
and Company**

architects - builders

508 Oakland Austin, Texas

512/472-8794 78703

EXHIBIT I

**SUMMARY LETTER
BOAT DOCK PERMIT**

Balderach & Company requests a building permit for the construction of a 900 s.f. boat dock at 1112 Bruton Springs Road on Lake Austin.

This boat dock will not gain any dryland into the lake as it will be against an existing bulkhead. The effect of this boat dock on the natural and traditional character of the land and waterways is minimal because:

1. A bulkhead is already existing the length of the site;
2. The boat dock is tucked back into the farthest inland point across the bulkhead which is only 12' out from the most protruding point of the lake.

Respectfully submitted,

Ron Balderach



MEMORANDUM

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: January 6, 1993

SUBJECT: Construction of concrete retaining wall, at 2101 Big Horn
Drive
File # SP-92-0443DS


A request has been received from Greg Overmiller, on behalf of Daniel Burgess, to construct a concrete retaining wall approximately 75' long, at 2101 Big Horn Drive. This project is adjacent to 2007 Big Horn Drive where a similar retaining wall is being constructed simultaneously.

The applicant has satisfactorily addressed all the Parks and Recreation Department staff comments and the site plan meets the requirements of Article VI, Division 4, Part E (Requirements for the Construction Of Boat Docks) of the Land Development Code (including all amendments).

Recommendation

I recommend approval of the request to construct a concrete retaining wall approximately 75' long at 2101 Big Horn Drive, in accordance with Site Plan # SP-92-0443DS.

If I can provide you with any additional information, please contact me.


Michael J. Heitz, AIA, Director
Parks and Recreation Department

MH:PM

TO: COMMENT DUE DATE: 17-DEC-1992
 FROM: SITE PLAN REVIEW DIVISION/PLANNING DEPT
 SUBJECT: DEVELOPMENT PERMIT ONLY SP-92-0443DS

PROJECT: BIG HORN RETAINING WALL

2101 BIG HORN DR

CASE MANAGER: VIGIL, MAPI 499-2636

APPLICATION DATE: 9-DEC-1992

ZIP: FULL PURPOSE
 WATERSHED: Lake Austin

OWNER: BURGESS, DANIEL L. (512)339-0910
 206 FLETCHER STREET AUSTIN, TX 78704

CONTACT: PAUL WELCH

AGENT: OVERMILLER, GREG (512)451-5953
 1703 W. KOENIG AUSTIN, TX
 CONTACT: GREG

SITE PLAN AREA: 0.000 ACRES (0 SQ FT)
 UTILITY OR STORM SEWER LENGTH: 0 LINEAR FEET

EXISTING ZONING:
 EXISTING USE:

TRACT	ACRES/SQ FT	PROPOSED USE
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RELATED CASE NUMBERS (IF ANY):

OTHER PROVISIONS:
 QUALIFIES AS A SMALL PROJECT
 TIA IS NOT REQUIRED
 FEE RECEIPT #: 1185377

SUBD NAME:
 BLOCK/LOT:
 PLAT BOOK/PAGE:

PARCEL #:

VARIANCES/WAIVERS, BONUSES:

REVIEW COMMENTS

TO: SITE PLAN PROCESSING CASE MANAGER: Hamilton, Shaw

FROM: FILE NUM: SP-92-0443DS

PROJECT NAME: BIG HORN RETAINING WALL

LOCATION: 2101 BIG HORN DR

DUE DATE: 17-DEC-1992

REVIEWER: MARSH, PETER

DATE: 17-DEC-1992

PD 1. A letter of request to be considered by the Parks and Recreation Board and describing the project, addressed to the Director of Parks and Recreation should be provided.

PD 2. The submitted project plans must include a vicinity map that indicates the location of the project on the lake and a site plan or survey of the lot.

PD 3. The plan of the proposed retaining wall should include the location of the existing shoreline and the quantity of material required to backfill behind the proposed retaining wall.

PD 4. Is the boat dock indicated as "Future" proposed to be permitted at this time? The boat dock design must meet the requirements of Part E of the City's Land Development Code.

PD 5. This request has not been approved by the Parks and Recreation Board. It will be considered by the Board at their next regularly scheduled meeting to be held on January 12, 1993.



MEMORANDUM

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: January 6, 1993

SUBJECT: Construction of concrete retaining wall, at 2007 Big Horn Drive
File # SP-92-0426DS


A request has been received from Paul Welch to construct a concrete retaining wall approximately 75' long, at 2007 Big Horn Drive. This project is adjacent to 2005 and 2101 Big Horn Drive where similar retaining walls are being constructed simultaneously.

The applicant has satisfactorily addressed all the Parks and Recreation Department staff comments and the site plan meets the requirements of Article VI, Division 4, Part E (Requirements for the Construction Of Boat Docks) of the Land Development Code (including all amendments).

Recommendation

I recommend approval of the request to construct a concrete retaining wall approximately 75' long at 2007 Big Horn Drive, in accordance with Site Plan # SP-92-0426DS.

If I can provide you with any additional information, please contact me.


Michael J. Heitz, AIA, Director
Parks and Recreation Department

MH:PM

TO: COMMENT DUE DATE: 30-NOV-1992
FROM: SITE PLAN REVIEW DIVISION/PLANNING DEPT
SUBJECT: DEVELOPMENT PERMIT ONLY SP-92-0426DS

PROJECT: WELCH RETAINING WALL

2007 BIG HORN DR

CASE MANAGER: HAMILTON, SHAW 499-2751

APPLICATION DATE: 20-NOV-1992

ZIP: FULL PURPOSE
WATERSHED: Barton Creek

OWNER: WELCH, PAUL (512)339-0910
1501 QUAIL CREST AUSTIN, TX 78758
CONTACT: PAUL WELCH

SITE PLAN AREA: 0.002 ACRES (99 SQ FT)
UTILITY OR STORM SEWER LENGTH: 0 LINEAR FEET

EXISTING ZONING:
EXISTING USE:

TRACT	ACRES/SQ FT	PROPOSED USE
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RELATED CASE NUMBERS (IF ANY):

OTHER PROVISIONS:
QUALIFIES AS A SMALL PROJECT
TIA IS NOT REQUIRED
FEE RECEIPT #: 1185283

SUBD NAME:
BLOCK/LOT:
PLAT BOOK/PAGE:

PARCEL #:

VARIANCES/WAIVERS, BONUSES:

REVIEW COMMENTS

TO: SITE PLAN PROCESSING CASE MANAGER: Hamilton, Shaw
FROM: FILE NUM: SP-92-0426DS
PROJECT NAME: WELCH RETAINING WALL
LOCATION: 2007 BIG HORN DR
DUE DATE: 30-NOV-1992
REVIEWER: MARSH, PETER

DATE: 2-DEC-1992

PD 1. This request for site plan approval for a retaining wall should show a vicinity map and site plan for the specific lot. This site plan should indicate the existing shoreline and the shorelines of the adjacent properties and any environmental features such as existing trees (trees should be identified by species and size).

PD 2. The site plan or a separate plan should indicate the location of the proposed retaining wall in comparison with the existing shoreline, a section showing the existing grade and the grade after construction, and the water elevation of Lake Austin. The quantity of fill material required behind the wall should also be indicated.

PD 3. The plan should indicate any improvements on the shoreline of the adjacent properties. To avoid future erosion problems at each end of the retaining wall the proposed wall should either tie into any existing improvements or should return into the property.

PD 4. The proposed design will mitigate wave action and will protect the tree from erosion. The City Code however prohibits the addition of land by the construction of a retaining wall except to establish an eroded shoreline to its previous location.

PD 5. Any concrete retaining walls along the shoreline should include a free draining gravel backfill immediately behind the wall together with weep holes through the wall to reduce the hydrostatic pressure behind the wall, particularly at times when the lake is lowered below its normal level.

PD 6. This request has not reviewed or approved by the Parks and Recreation Board. It will submitted for their consideration at the next meeting following the submission of revised drawings.



MEMORANDUM

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: January 6, 1993

SUBJECT: Construction of concrete retaining wall, at 2005 Big Horn Drive
File # SP-92-0457DS

A request has been received from Brian Muskoff, to construct a concrete retaining wall approximately 75' long, at 2005 Big Horn Drive. This project is adjacent to 2007 Big Horn Drive where a similar retaining wall is being constructed simultaneously.

Parks and Recreation Department staff have reviewed the project and the site plans meet the requirements of Article VI, Division 4, Part E (Requirements for the Construction Of Boat Docks) of the Land Development Code (including all amendments).

Recommendation

I recommend approval of the request to construct a concrete retaining wall approximately 75' long at 2005 Big Horn Drive, in accordance with Site Plan # SP-92-0457DS.

If I can provide you with any additional information, please contact me.


Michael J. Heitz, AIA, Director
Parks and Recreation Department

MH:PM

D I S T R I B U T I O N M E M O R A N D U M 22-DEC-1992

TO:
FROM: SITE PLAN REVIEW DIVISION
SUBJECT: DEVELOPMENT PERMIT ONLY

COMMENT DUE DATE: 30-DEC-1992
SP-92-0457DS

PROJECT: MUSKOPF RETAINING WALL

2005 BIG HORN DR

CASE MANAGER: OSKOUIPOUR, JAVAD 499-2639

APPLICATION DATE: 22-DEC-1992

ZIP: 78734 FULL PURPOSE
WATERSHED: Lake Austin RURAL WATER SUPPLY SUBJ TO COMP WATERSHED ORD

OWNER: MUSKOPF, BRIAN
2005 BIG HORN AUSTIN, TX 78734
CONTACT: BRIAN MUSKOPF (512)263-2101

AGENT: MUSKOPF, BRIAN
2005 BIG HORN AUSTIN, TX 78734
CONTACT: BRIAN MUSKOPF (512)263-2101

SITE PLAN AREA: 0.000 ACRES (0 SQ FT)
UTILITY OR STORM SEWER LENGTH: 0 LINEAR FEET

EXISTING ZONING:
EXISTING USE:

TRACT	ACRES/SQ FT	PROPOSED USE
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RELATED CASE NUMBERS (IF ANY):

OTHER PROVISIONS:
QUALIFIES AS A SMALL PROJECT
TIA IS NOT REQUIRED
FEE RECEIPT #: 1182621

PROPERTY DESCRIPTION:
SUBD NAME: APACHE SHORES
BLOCK/LOT: LOT 684
PLAT BOOK/PAGE:

VARIANCES/WAIVERS, BONUSES:

PARCEL #:

** REVIEWERS - PLEASE USE NEW COMMENTS TRACKING SYSTEM **



MEMORANDUM

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: January 6, 1993

SUBJECT: Concession Policy

The following is a summary of action taken and action needed regarding a concession policy for the Parks and Recreation Department.

On October 27, 1992 staff prepared and presented to you the annual Town Lake Concessions Report for 1991-92, in compliance with the Town Lake Comprehensive Plan Ordinance. As you're aware, Section 10-4-53 of the Ordinance requires that the following action by the combined Parks, Waterfront Planning and Environmental Board act within thirty (30) days of the receipt of the report to "make recommendations to the City Council regarding:

- . appropriate concessions in Town Lake Park,
- . the status of the existing concessions, and
- . and the advisability of issuing a request for proposal for concessions in Town Lake Park".

At the Parks Board meeting of January 28, 1992 the Board was advised that staff would assist the Concession Subcommittee in preparing a Concession Policy to City Council. On February 10, the Board included revising the Concession Policy as one of its goals for 1992. The draft policy was included with the packet presented to the Board in preparation for the February 25, 1992 meeting. Subsequently, the Board tabled action on the policy on the following dates:

- | | |
|---------------------|-----------------|
| . February 25, 1992 | . May 13, 1992 |
| . March 24, 1992 | . June 8, 1992 |
| . April 13, 1992 | . June 23, 1992 |

On October 13, 1992 the Board passed a motion saying a public hearing would be held on November 17, 1992 with final recommendations being made at the November 24, 1992 meeting. Also projected was presentation of the policy to the City Council on December 3, 1992.

At the meeting of November 24, 1992, the Parks Board postponed making recommendations to Council on both the annual report and the proposed policy. Action was also taken to postpone recommendations on the Barton Springs Food and Drink Concession and the Butler Pitch and Putt Concession.

Attached please find a copy of the final draft of the policy for your consideration, as well as the 1991-92 annual concession report for your action as noted in paragraph 2 of this memo. The Parks and Recreation Department is scheduling review of the policy draft for Council consideration at the January 21, 1993 meeting, along with the Barton Springs Food and Drink and Butler Pitch and Putt concessions.

The Barton Springs Food and Drink concession expired May 20, 1987, and while it was formally extended through February 1990, no further action has been taken. The Butler Pitch and Putt concession expired December 31, 1987 with month-to-month extensions in place since that time.

Both contracts are in compliance with the proposed new policy, with 35% of revenue from the Barton Springs concession and 30% of revenue from the Butler concession going to the City.

Staff recommends approval of the policy and the two contract awards, and will submit appropriate paperwork for City Council action on January 21, and, if necessary, will complete this process without formal action from the Parks and Recreation Board.



Michael J. Heitz, AIA, Director
Parks and Recreation Department

City of Austin
PARKS AND RECREATION DEPARTMENT POLICY/PROCEDURE

Title: Proposed Policy for Concessions on City Parkland

Reference:

Effective Date:

Dept. Approval: _____ Revised Date: _____

Purpose: To establish a policy for concessions on all City parkland.

Reference:

Policy: The Parks and Recreation Department has developed this policy regarding the limited private commercial use within the Town Lake corridor and on City parkland in the form of concessions, including permanent and temporary concessions. These policies are intended to maintain the aesthetic and environmental quality of the Town Lake corridor and to ensure a financial return to the City of Austin from such uses or to provide a public good to the citizens of Austin.

All proposals for concessions on Town Lake will be reviewed for compliance with Ordinance No. 890126 (Town Lake Comprehensive Plan) approved by Council on January 26, 1989. The definition of a concession as in the Town Lake Ordinance is as follows: "Concession means a privately operated business on parkland serving park users, authorized by the City in accordance with applicable ordinance requirements. Types of businesses operated as concessions may include without limitation, food and beverage stands, boat rentals, excursion boats, boating lessons, bicycle rentals, and pushcarts." This definition is expanded to include types of businesses which provide souvenirs and other goods and services to park users and which generally pay a portion of their revenue to the City or provide a public good to the citizens of Austin.

There are three categories of concessions; 1) new permanent concessions, 2) existing permanent concessions which have expired, and 3) unsolicited temporary concessions. The following policies will address the development of permanent concessions on parkland.

New Permanent Concession Development

In order to comply in a timely manner to the Town Lake Ordinance, input for new concession ideas will be solicited for a 90-day period annually through various methods, e.g. survey of Boards, Commissions, Advisory Groups and park users, advertisements, and by soliciting written suggestions from the general public. Only those concession concepts proposed during this 90-day period will be considered during each annual new concession cycle.

The concession review process will begin with public hearings on the proposed concession ideas over a 30-day period.

A summary of the proposed concessions will be included in the Annual Concessions Report submitted to the Parks and Environmental Boards in October as required by Ordinance No. 890126. The Environmental and Parks Boards will make recommendations on the advisability of issuing Requests For Proposals (RFPs) for new concessions to Council based on maintaining aesthetic and environmental quality of the parkland while enhancing services or overall experience for park users.

A request for Council action will then be posted requesting Council direction on issuing RFPs for newly proposed concessions. RFPs will then be advertised for Council approved concessions.

An evaluation team will review RFP responses and make recommendations to Council. (As allowed by the Town Lake Ordinance, the evaluation team will include staff and may include one representative from each of the following organizations: Parks Board, Environmental Board, and Design Commission.)

Following Council approval, a contract will be negotiated and entered into. A negative recommendation will be transmitted to Council with explanation.

Permanent Concession Policy for Existing Contracts About to Expire.

Staff will gather public input concerning items that should be addressed in a new contract for an existing concession, 90 days prior to contract's expiring.

RFPs will be issued for new contract periods for existing concessions. A staff evaluation team will review the proposals and make recommendations to the Parks Board. Requests for Council Action (RCAs) will be submitted to Council for contract award.

Temporary - Seasonal Concession Policy

A temporary or seasonal concession is defined as a concession which does not require a building or other type of permanent structure from which to operate and has a contract term limited to one year or less. Fees for temporary or seasonal contracts will be established by the City Council in the annual budget. The Director of Parks and Recreation is authorized to negotiate and enter into temporary or seasonal concession contracts based on predetermined criteria to include impact, location, service level, revenues to the City, and any other criteria which may be in the best interest of the City and the use of its parkland.

Report(s) Required: This policy is to be reviewed by the Parks Board every three years from the date of original approval with changes to be approved by Council. The Director of Parks and Recreation is authorized to develop guidelines and make changes thereto for the implementation of this policy.

DATE	ACTION
9/26/89	Voted to defer action on the concession policy and concessions annual report.
11/28/89	Requested to delay submission of the Town Lake Comprehensive Plan, Annual Report and Concession Policy, to Council, until February 15, 1990.
8/13/90	Motion passed to accept the agreement for reservation and use of Auditorium Shores, drafted by City staff, as a concept document from which to negotiate with Austin Aquafest.
8/28/90	Held public hearing on Concession Policy.
9/25/90	Adopted Concession Policy as a working policy for the fall of 1990, with a permanent policy being developed in 1991, plus modifications in Town Lake Ordinance be brought before Council in the Spring of 1991.
10/23/90	Annual Concessions Report accepted.
11/27/90	Voted to approve the license agreement with Austin Aquafest with modifications.
2/4/91	Approved the placement of signage at Barton Springs Food & Drink to notify the public of an upcoming public hearing on the renewal of the concession contract and the opportunity of proposals (for Barton Springs F&D).
2/11/91	Approved the placement of signage at Barton Springs Food & Drink to notify the public of an upcoming public hearing on the renewal of the concession contract and the opportunity of proposals (for Barton Springs F&D).
3/11/91	Public Hearing on Barton Springs Food & Drink. Staff made a presentation. No citizen comments.
3/26/91	Continuation of Public Hearing on Barton Springs Food & Drink. No citizen comments. Motion passed to hold a public hearing on May 28 regarding the Wooden Rowboat and Carousel Concessions.
5/28/91	Public Hearing on Wooden Rowboat and Carousel Concessions.
7/8/91	Approve five areas for potential concession areas for public hearing to be held on September 9, 1991.
7/23/91	Continuation of Public Hearing on Wooden Rowboat and Carousel concessions. Motions passed to issue request for proposals for both the Wooden Rowboat and Carousel concessions.
9/24/91	Public Hearing on concessions in Town Lake Corridor. Passed motion not to pursue food and drink concessions in the Town Lake area. Passed motion not to issue a request for proposals for an Organic Demonstration Garden in Zilker Park. Butler Pitch and Putt issues (errant golf balls) were tabled to the Concessions Subcommittee.

9/24/91 cont.	Passed motion not to issue any request for proposals for any of the proposed sites for new boat concessions with the exception that the Board reserve the right to reconsider locating the previously approved handmade Wooden Rowboat concession at one of these sites.
11/26/91	Accepted Annual Concessions Report.
1/28/92	Howard Barnett's request to extend his contract (Zilker Canoe Rentals) was referred to the Concessions Subcommittee. Mr. Mollinedo reported that Heather Griffith Peterson will assist the Concession Subcommittee in preparing a Concession Policy to submit to City Council.
2/10/92	Passed motion approving goals for 1992. Goals included a study on the train concession, revision of the concession policy, and awarding contracts for the wooden rowboat, carousel and Barton Springs Food & Drink concessions.
2/25/92	The item to review and approve revised concession policy and request for proposals for concessions, was tabled for 30 days.
3/24/92	The item to set a timetable for revision of the concession policy, was tabled until the April 13, 1992 Board meeting. Passed a motion to forward the Annual Concession Report to Council with any action regarding the carousel be delayed.
4/13/92	Heather Griffith Peterson asked that the Board set a timetable for completion of the concession policy revision and inform staff.
4/28/92	The item for the carousel proposal was postponed.
5/11/92	The item for the carousel proposal was postponed.
5/13/92	The item for the carousel proposal was postponed. The item for revision of concession policy was postponed.
6/8/92	Passed a motion to table item to make a recommendation to Council on the Carousel concession. The item for revision of concession policy was postponed.
6/23/92	Passed a motion to appoint Eleanor McKinney to review committee for the carousel concession. The item for revision of concession policy was postponed.
10/13/92	Passed motion to award wooden rowboat contract to Mr. Gallagher. Passed a motion not to recommend to awarding of the contracts for the Butler Pitch & Putt, and the Barton Springs Food & Drink concessions until the Board presents a concession policy to Council. The Board will hold a public hearing on the proposed concession policy on November 17 and will make their final recommendations at their November 24 meeting. The Board will present the concession policy to Council on December 3, 1992.
10/27/92	Annual Concession Report presented to Board.

11/10/92	Public Hearing held on the proposed concession policy. Recommendation to Council on proposed concession policy postponed.
11/24/92	Recommendation to Council on proposed concession policy postponed. Recommendation to Council to approve award of food and drink concession in Zilker Park postponed. Recommendation to Council to approve award of Butler Pitch and Putt concession postponed. Recommendation to Council regarding Annual Concession Report postponed.
12/8/92	All concession related items pulled from agenda by staff.

**TOWN LAKE CONCESSIONS
1991-1992 ANNUAL REPORT**

**City of Austin
Parks and Recreation Department**

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I. Introduction

City of Austin Ordinance No. 890126-P, known as the Town Lake Ordinance, requires that an annual report concerning the status of concessions in Town Lake Park, including the Zilker Park area, be prepared by the Parks and Recreation Department and presented to the Parks Board and the Environmental Board in October. The report shall describe the current concessions in the Park, including operations, sales and revenues for the prior fiscal year, along with any issues or problems that may have arisen. In addition to current concessions, any information regarding new concessions in Town Lake Park shall be presented as well. The Parks and Recreation Board and the Environmental Board shall then make a recommendation to the City Council within 30 days of receipt of the report regarding appropriate concessions in Town Lake Park, the status of existing concessions and the advisability of issuing Request for Proposals (RFP) for any new concessions. The following report represents the third annual review of concessions in Town Lake. Temporary concessions, defined as those involving no permanent facilities and having a contract shorter than one year, are not included in this report. During the last year no proposals for new concessions were reviewed therefore this report does not incorporate any recommendations for issuing RFPs for new concessions (The Carousel and Wooden Rowboat concessions were initially reviewed in 1990-91).

II. Current Concessions

There are currently seven concessions in Town Lake Park which have contracts of a year or more and have permanent facilities. Four of these concessions are boat related, two provide recreational activities such as train rides and golf, and one serves food and beverages. The four public boat related concessions along with private boat concessions provide a total of 116 boats for rent on Town Lake.

In addition to the seven concessions, the City's agreement with Aqua Festival to conduct the Aqua Festival activities on Auditorium Shores is discussed in the report.

After speaking with each concessionaire, we found that heavy rains caused the most detrimental problems during the 1991-1992 fiscal year. Local rains combined with the opening of the Mansfield Dam floodgates prevented or reduced business for all of the concessionaires. Vandalism continued to be an ongoing problem for each concessionaire as well. Concessionaires in Zilker Park have also been adversely affected by the closing of Barton Springs Pool from March 1992 to July 19, 1992. The closing of the pool drastically reduced park attendance.

These concessions, gross sales, percentage of gross sales paid to the City and revenue paid to the City for fiscal year 1991-92 are shown in the following table:

Concessions	Gross Sales	Commission	Revenue to City	Expiration Date	Extension Options
1. Barton Springs F&D	\$170,309	35%	\$59,608	*	N/A
2. Butler Pitch & Putt	32,930	30%	9,879	*	N/A
(Merchandise Sales)	1,145	30%	342		
3. Lonestar River Boat	171,197	5%	8,560	Nov 9, '93	5 year
4. Texas Rowing	15,709	10%	1,571	Jun 8, '93	None
5. Town Lake Boat Rentals	0*	1000/yr +2%/mo	1,000	Nov 14, '93	None
6. Zilker Canoe Rentals	39,496	11%	4,377	Jun 8, '93	None
7. Zilker Eagle Railroad	178,300	10%	17,830	Apr 30, '94	5 year
(Souvenir Sales)	7,302	10%	729		
Total	\$616,388		\$103,896		

* Expired - Recommendations to award new contracts for these concessions will be sent to Council in late October 1992.

** Closed due the construction on the First Street bridge.

III. Concession Proposals

Concession proposals were received during the 1991-92 fiscal year for two new concessions, the carousel and wooden rowboat, and two existing concessions were bid, Barton Springs Food and Drink and Butler Park Pitch and Putt. The activities related to each is discussed below.

Carousel and Wooden Rowboat

During their March 26, 1991 meeting the Parks Board decided to consider two concession concepts, the Carousel and Wooden Rowboat, which had been proposed by private entrepreneurs. The concept for a traditional carousel with a Texas theme, was presented by Mr. Robert Simmons to the Parks Board in September of 1991. The other concession under consideration was a wooden rowboat concession proposed by Mr. John Gallagher. Mr. Gallagher's proposal was first presented in 1988 and recommended to Council by both the Parks Board and staff. During this time Council rejected all new concessions, including Mr. Gallagher's, pending completion of the Town Lake Comprehensive Plan and Ordinance.

A public hearing was held on July 23, 1991, concerning the rowboat and carousel concessions. After hearing from several citizens, the Board unanimously passed motions to issue RFPs for the rowboat and the concession. The RFPs for these two concessions were issued on May 4, 1992 with responses due on June 3, 1992. One response, from Mr. Gallagher, was received for the wooden rowboat. Two responses were received for

the carousel with one from Mr. Robert Simmons of Carousel Associates, Ltd. and the other from the Austin Children's Museum.

The carousel went before the City Council on September 10, 1992 with Carousel Associates as the recommended contractor. Council voted to reject the proposal to place the carousel at the location next to the playscape in Zilker Park, although they did direct staff to find a new location for the carousel. Mr. John Gallagher was the only respondent to the rowboat RFP. A recommendation for council action to award the concession to Mr. Gallagher is due to go before the City Council in late October 1992. This concession would add six to twenty four boats for rent on Town Lake over the contract period.

Barton Springs Food and Drink

The contract for Barton Springs Food and Drink originally expired May 20, 1987. On March 13, 1989 the contract was formally extended through February 1990 until action was taken on the Town Lake Plan. This plan was adopted as an ordinance on December 6, 1989. On March 11 and 26, 1991 the Parks Board held two public hearings soliciting input from the public on changes to this concession. There were no citizens signed up at either meeting and the Parks Board closed the meeting without any action. The RFP for this concession was issued on June 1, 1992 with the deadline for proposals July 8, 1992. One proposal was received from Mr. Willie Rodriguez, the current concessionaire. A recommendation for council action to negotiate a contract for the concession with Mr. Rodriguez is due to go before the City Council in late October of 1992.

Butler Park Pitch and Putt

The Butler Pitch and Putt contract expired December 31, 1987 with extensions occurring through the present on a month to month basis. On September 24, 1991 the Parks Board included the Butler Pitch and Putt concession in a public hearing; several citizens spoke about problems resulting from errant balls; the concessionaire also addressed the board. The Parks Board tabled the Butler concession issue. The RFP was issued for this concession on June 15, 1992 with responses due back July 15, 1992. Two responses were received. The Kinser Company, a partnership between Mr. Winston Kinser and his son Mr. Albert Kinser, submitted one proposal. Mr. Bill Condra, an independent entrepreneur, submitted the other proposal. Mr. Condra later withdrew his response from consideration on August 27, 1992. A recommendation for Council action to negotiate a contract for the concession with the Kinser Company is due to go before the City Council in late October of 1992.

IV. Concessions Status

The following section of this report will discuss each of the permanent concessions and Aquafest with regard to each concessionaire (location, contract term, general activities, sales, revenues, and commissions for the 1991-1992 fiscal year.

Barton Springs Food and Drink

Concessionaire

Mr. Willie Rodriguez
5000 Broken Arrow Bow
Austin, Texas 78745
(512) 444-5992
(512) 447-5872

Location

Zilker Park - near Barton Springs Pool

Hours of Operation

10:00 a.m. - 6:00 p.m., seven days a week

Sign Posted

Yes - menu

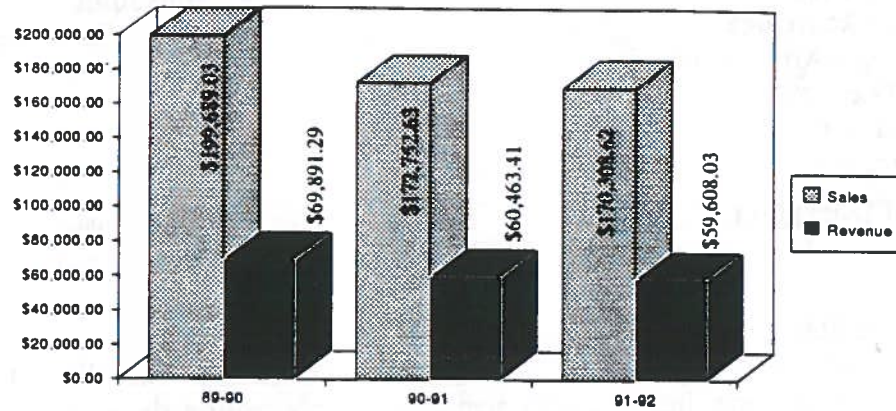
General Activities

Barton Springs Food and Drink is the City's oldest concession. Mr. Willie Rodriguez of Rodriguez Concession, Inc. has been managing the concession since May 1, 1950. The current contract has expired and RFPs for the concession were issued June 1, 1992 with proposals due July 8, 1992. One proposal was received from Mr. Rodriguez.

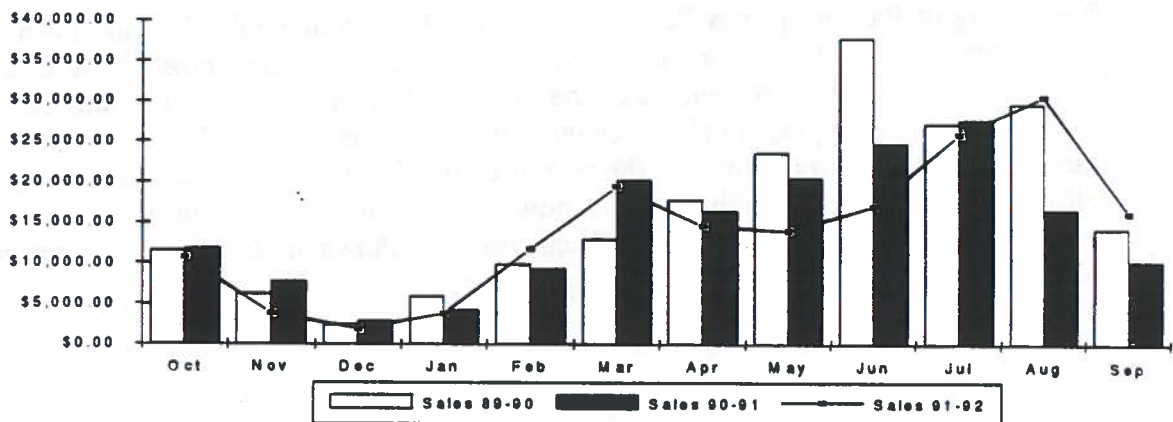
The closing of Barton Springs Pool from March 1992 through July 1992, has been very hard on business for this concession. According to Mr. Rodriguez, most of the business is from visitors to the pool and with the pool closing sales have fallen dramatically. This is evident on the graphs below. Graph 1 illustrates the annual sales and revenues for Barton Springs Food and Drink for the past three fiscal years. The decrease in this year's sales is most evident in Graph 2 which shows sales by month for each of the past three years. Sales by month for the past fiscal year are shown in Graph 3. On the page following the graphs, sales and revenue figures for the concession are given.

Barton Springs Food and Drink

Graph 1: Sales and Revenue



Graph 2: Sales by Month FYs 1989-1992



Graph 3: Sales by Month for FY 1991-1992

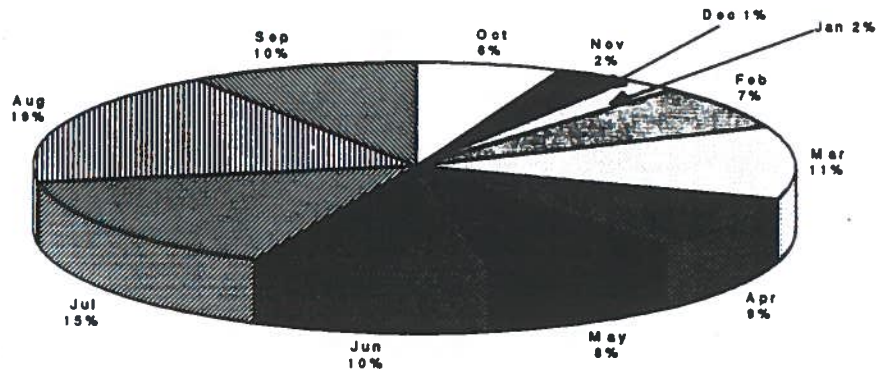


Table 1: Barton Springs Food and Drink Sales

	<i>Sales 89-90</i>	<i>Sales 90-91</i>	<i>Sales 91-92</i>
<i>October</i>	\$11,537	\$11,757	\$10,700
<i>November</i>	6,169	7,709	3,817
<i>December</i>	2,431	2,888	1,887
<i>January</i>	5,848	4,192	3,802
<i>February</i>	9,837	9,315	11,770
<i>March</i>	12,997	20,250	19,471
<i>April</i>	17,852	16,391	14,666
<i>May</i>	23,660	20,565	14,040
<i>June</i>	37,939	24,866	17,111
<i>July</i>	27,316	27,842	26,040
<i>August</i>	29,804	16,681	30,774
<i>September</i>	14,299	10,298	16,231
Total	\$199,689	\$172,754	\$170,309

Table 2: Barton Springs Food and Drink Revenue to the City

	<i>Rev. 89-90</i>	<i>Rev. 90-91</i>	<i>Rev. 91-92</i>
<i>October</i>	4,038	4,115	3,745
<i>November</i>	2,159	2,698	1,336
<i>December</i>	851	1,011	661
<i>January</i>	2,047	1,467	1,331
<i>February</i>	3,443	3,260	4,119
<i>March</i>	4,549	7,087	6,815
<i>April</i>	6,248	5,737	5,133
<i>May</i>	8,281	7,198	4,914
<i>June</i>	13,279	8,703	5,989
<i>July</i>	9,561	9,745	9,114
<i>August</i>	10,432	5,838	10,771
<i>September</i>	5,005	3,604	5,681
Total	\$69,891	\$60,463	\$59,608

Butler Pitch and Putt

Concessionaire

Mr. Winston Kinser
2600 Stratford Drive
Austin, Texas 78703
(512) 327-0761

Location

201 Lee Barton Drive
(512) 477-9025

Hours of Operation

8:30 AM until dark, seven days a week

Sign Posted

Yes

General Activities

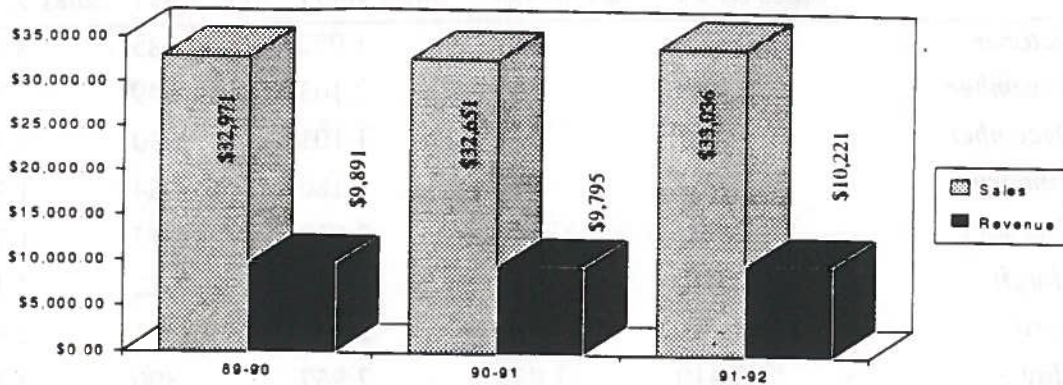
Butler Pitch and Putt offers "par three" short irons golf to participants of all ages. The course was designed by the current concessionaire, Mr. Winston Kinser, and his brother in 1949. Opened in 1950, Butler Pitch and Putt is one of the City's oldest concessions. The current contract has expired, Requests for Proposals for the new contract were issued in June, and a recommendation to negotiate a new contract with the Kinser family will be presented to Council in late October 1992.

According to Mr. Kinser, the heavy rains this year have affected sales not only on the day of the rains but also on the following few days since many people do not like to play in mud. A line of pine trees has been planted along the Lee Barton Drive side of the course to serve as a buffer against flying balls headed into the street. Oleanders have been planted along the Riverside Drive side of the course to serve the same purpose. A fence may have to be installed along this side as well until the oleanders are large enough to block most flying balls. However, Mr. Kinser points out that the trees and bushes are much more aesthetically pleasing to passersby.

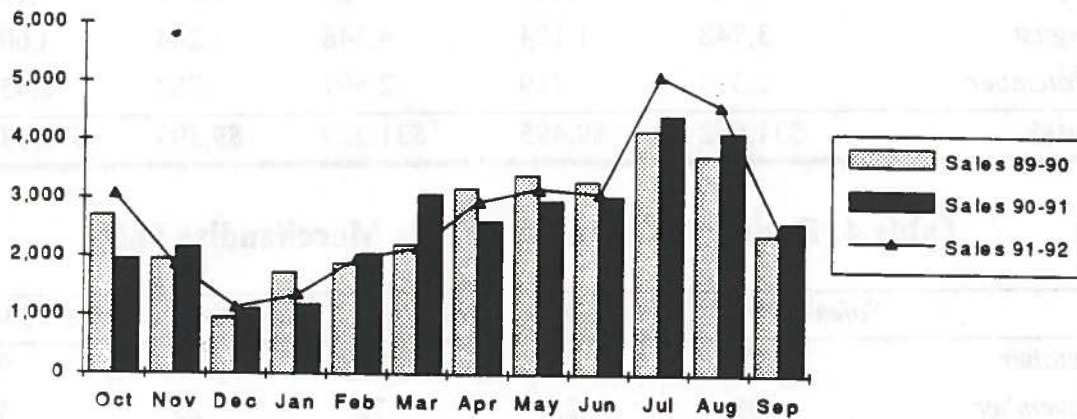
Revenues for Butler Pitch and Putt stem from two sources: golf fees and merchandise sales. The revenues of each source are combined to form gross sales. The price per round is \$3.75 for the first round, \$3.25 for the second, and \$2.25 for the third. Related merchandise, such as balls and tees, is available for sale with clubs available for rent at \$.75 per club. A 30% commission rate is applied to the gross sales of Butler Pitch and Putt to arrive at revenue for the City. Graph 4 below shows the sales of Butler Pitch and Putt and the resulting City revenue for the past three fiscal years. Sales for the golf course follow a seasonal trend and are consistent year to year with FY 1991-92 sales quite similar to those of past years, as can be seen on Graph 5. Graph 6 further illustrates that the golf course sales are seasonally cyclical with the largest percentage of sales during the summer months. Following the graphs, monthly sales and revenue figures for the past three fiscal years can be seen.

Butler Pitch and Putt

Graph 4: Sales and Revenue



Graph 5: Sales by Month FYs 1989 - 1992



Graph 6: Sales by Month for FY 1991 - 1992

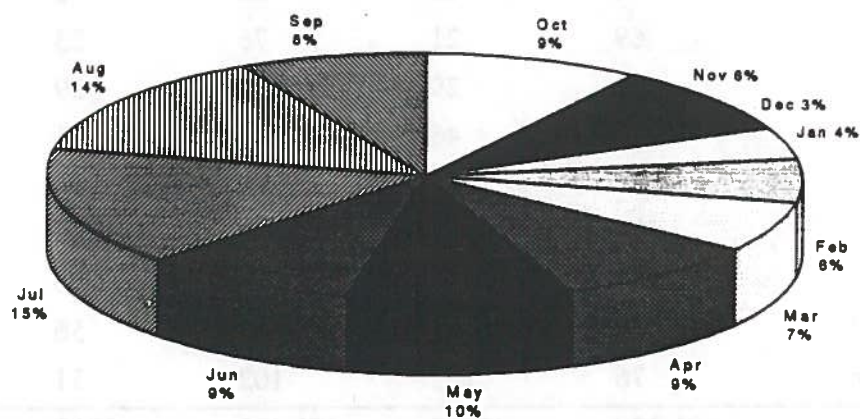


Table 3: Butler Park Pitch and Putt Green Fees

	<i>Sales 89-90</i>	<i>Rev. 89-90</i>	<i>Sales 90-91</i>	<i>Rev. 90-91</i>	<i>Sales 91-92</i>	<i>Rev. 91-92</i>
<i>October</i>	2,703	811	1,952	585	3,060	918
<i>November</i>	1,966	590	2,163	649	1,847	554
<i>December</i>	961	288	1,101	330	1,136	341
<i>January</i>	1,731	519	1,180	354	1,350	405
<i>February</i>	1,883	565	2,052	615	1,972	592
<i>March</i>	2,210	663	3,074	922	2,159	648
<i>April</i>	3,180	954	2,609	783	2,949	885
<i>May</i>	3,410	1,023	2,967	890	3,180	954
<i>June</i>	3,297	989	3,044	913	3,092	927
<i>July</i>	4,168	1,250	4,434	1,330	5,119	1,536
<i>August</i>	3,748	1,124	4,148	1,244	4,608	1,383
<i>September</i>	2,398	719	2,607	782	2,458	737
Total	\$31,652	\$9,495	\$31,329	\$9,399	\$32,930	\$9,879

Table 4: Butler Park Pitch and Putt Merchandise Sales

	<i>Sales 89-90</i>	<i>Rev. 89-90</i>	<i>Sales 90-91</i>	<i>Rev. 90-91</i>	<i>Sales 91-91</i>	<i>Rev. 91-92</i>
<i>October</i>	77	23	89	27	92	27
<i>November</i>	85	25	75	23	36	11
<i>December</i>	19	6	31	9	14	4
<i>January</i>	44	13	20	6	34	10
<i>February</i>	69	21	76	23	46	14
<i>March</i>	95	29	131	39	53	16
<i>April</i>	154	46	102	31	100	30
<i>May</i>	135	40	119	36	120	36
<i>June</i>	115	35	126	38	112	34
<i>July</i>	190	57	265	80	229	67
<i>August</i>	261	78	187	56	205	61
<i>September</i>	76	23	102	31	106	32
Total	\$1,320	\$396	\$1,322	\$397	\$1,145	\$342

Lone Star Riverboat

Concessionaire

Mr. Michael K. Pearce
P.O. Box 160608
Austin, Texas 78716
(512) 327-1388

Location

101 South First
(512) 327-1388

Hours of Operation

Public rides: Tuesday - Sunday 5:30; Friday Night 10:30
Private charters: on a reservation basis

Sign Posted

Yes

General Activities

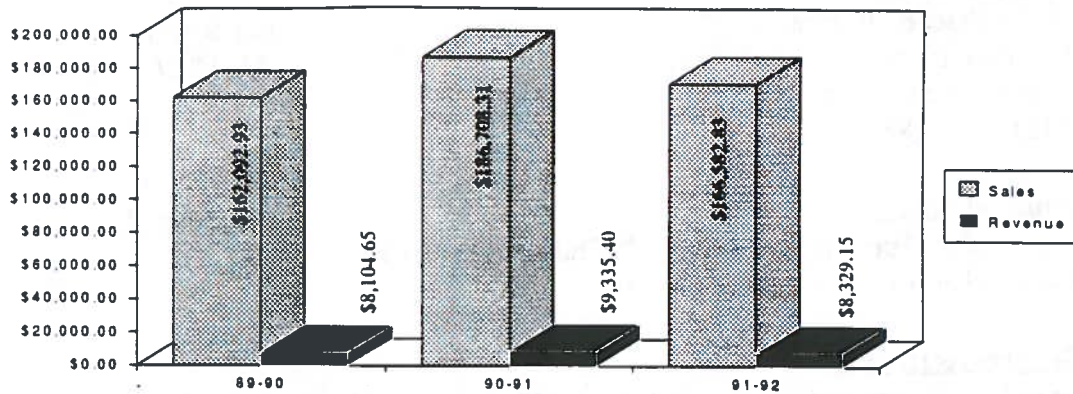
Lone Star Riverboat is an old-fashioned style stern paddlewheel riverboat which has been providing rides on Town Lake since 1979. The current owner of the riverboat, Mr. Michael Pearce, purchased the boat from Mr. Jerry Snodgrass in June of 1987. The boat which holds eighty people, is equipped with both men and women's restrooms, and offers full catering and beverage service.

During peak months of June, July, and August, public rides are offered at several times. Narrated tours of the lake, which last 1 1/2 hours, are available to the public Tuesday through Sunday at 5:30 p.m. A "Moonlight Cruise", which is not narrated, is offered on Friday nights at 10:30. Public rides are offered on Saturday and Sunday at 3:00 p.m. during off months. Prices for public rides are as follows: \$8.00 for adults, \$6.00 for seniors, and \$5.00 for children under twelve. Private charters occur on a reservation basis only and constitute approximately 75% of the concession's annual gross receipts. Catering is available on charters.

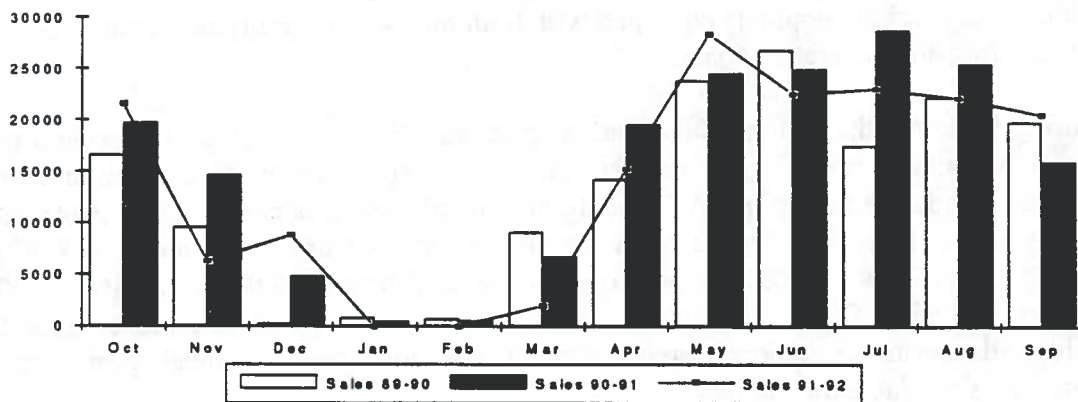
Vandalism problems of past years have been eliminated with the installation of a metal gate and fence which limit access to the boat during off hours. According to Mr. Pearce, vandalism was the biggest problem faced by the concession. With the gate, the only way to board the boat is from the water side so theft has been drastically reduced.

The current contract which expires November 9, 1993 states that the concessionaire will pay the City 5% of gross sales. Graph 7 shows the relationship between sales and revenue for the past three fiscal years. Graph 8 shows that sales follow a seasonal trend with the highest sales in the spring months. This is illustrated in detail in Graph 9 which shows sales by month for FY 1991-92. There were no sales in January or February or the first two weeks in March due to heavy rains. Following the graphs, monthly sales and revenue figures for the past three fiscal years can be seen.

Lone Star River Boat
Graph 7: Sales and Revenue



Graph 8: Sales by Month FYs 1989 - 1992



Graph 9: Sales by Month FY 1991 - 1992

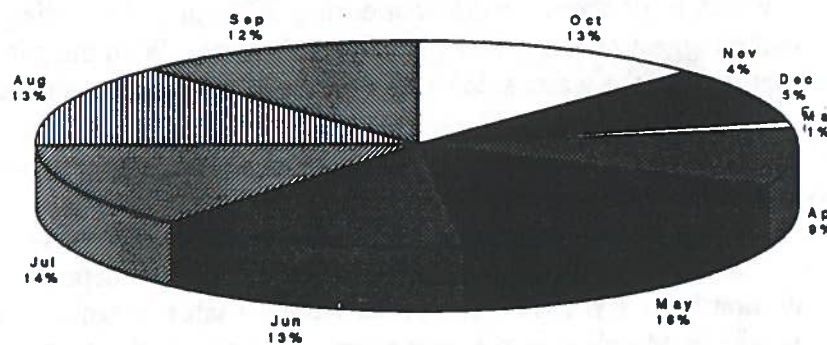


Table 5: Lone Star Riverboat Sales

	<i>Sales 89-90</i>	<i>Sales 90-91</i>	<i>Sales 91-92</i>
<i>October</i>	16,618	19,733	21,546
<i>November</i>	9,601	14,624	6,286
<i>December</i>	265	4,862	8,859
<i>January</i>	819	476	0
<i>February</i>	722	512	0
<i>March</i>	9,062	6,734	1,999
<i>April</i>	14,298	19,563	15,260
<i>May</i>	23,899	24,599	28,437
<i>June</i>	26,915	25,056	22,632
<i>July</i>	17,582	28,818	23,183
<i>August</i>	22,334	25,613	22,262
<i>September</i>	19,979	16,119	20,733
Total	\$162,093	\$186,708	\$171,197

Table 6: Lone Star Riverboat Revenues to the City

	<i>Revenue 89-90</i>	<i>Revenue 90-91</i>	<i>Rev. 91-92</i>
<i>October</i>	\$831	\$987	\$1,077
<i>November</i>	480	731	314
<i>December</i>	13	243	443
<i>January</i>	41	24	0
<i>February</i>	36	26	0
<i>March</i>	453	337	100
<i>April</i>	715	978	763
<i>May</i>	1,195	1,230	1,422
<i>June</i>	1,346	1,253	1,132
<i>July</i>	879	1,441	1,159
<i>August</i>	1,117	1,281	1,113
<i>September</i>	999	806	1,037
Total	\$8,105	\$9,337	\$8,560

Texas Rowing

Concessionaire

Mr. Wayland C. (Sam) Rivers
P.O. Box 50424
Austin, Texas 78703
(512) 478-7606
(512) 328-7180

Location

North shore of Town Lake off
Stephen F. Austin Drive

Hours of Operation

7:30 - 10:30 a.m. and 5:00 p.m. - dark each day

Sign Posted

Yes

General Activities

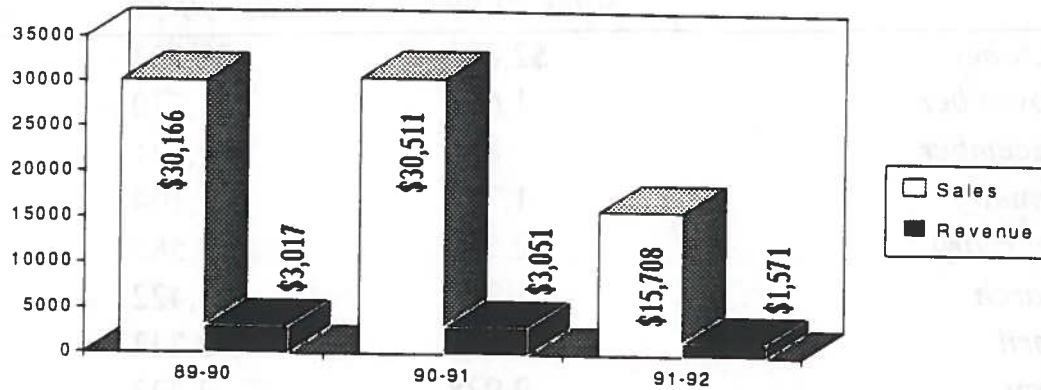
Texas Rowing rents single and double rowing shells to the general public for \$10 per hour; unlimited use of a rowing shell costs \$55 per month. Shells are not rented to those without previous rowing experience. Rowing lessons are \$35 which includes instruction for a maximum of two people for one hour followed by two hours of practice. Many citizens of Austin utilize this concession several times each week as a part of their physical fitness schedule. According to Ann Marie Heilman, who works at the concession and is a United States Rowing Association Coach, rowing is an excellent way to deal with the tensions of life while achieving a solid cardiovascular workout in the beautiful setting of Town Lake. Unlimited rowing memberships are available on a one year and six month basis for \$400 and \$250 respectively. Corporate rates are also available upon request.

According to Ms. Heilman, rowers who fail to follow the traffic patterns on Town Lake represent the concession's only problem. Since rowers travel backwards, it is essential for all rowers to stay on the appropriate side of the lake in order to avoid colliding with fellow rowers. The force of impact associated with such a collision is much greater than most people realize, says Ms. Heilman, and can result in serious injury to the rowers as well as extensive damage to the rowing sculls. In order to control this problem, Ms. Heilman and Arnie Villareal, President of the Austin Rowing Club, are working together to increase the understanding among rowers of the traffic patterns on Town Lake and of the need for safety.

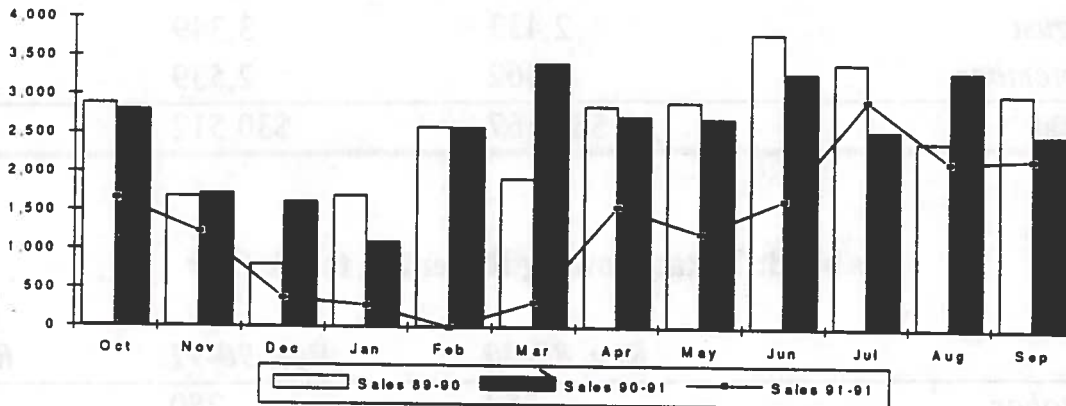
Texas Rowing was closed December 15, 1991 through March 15, 1992 due to high water levels and strong currents resulting from December 1991 flooding. The current contract, which expires June 8, 1993, states that a commission rate of 10% be applied to gross sales each month resulting in revenue for the city. Graph 10 below illustrates the relationship between sales and revenue for the past three fiscal years. Sales for Texas Rowing are seasonally cyclical as shown in Graph 11. Following the graphs, monthly sales and revenue figures for the past three fiscal years can be seen.

Texas Rowing

Graph 10: Sales and Revenue



Graph 11: Sales by Month FYs 1989-1992



Graph 12: Sales by Month for FY 1991-1992

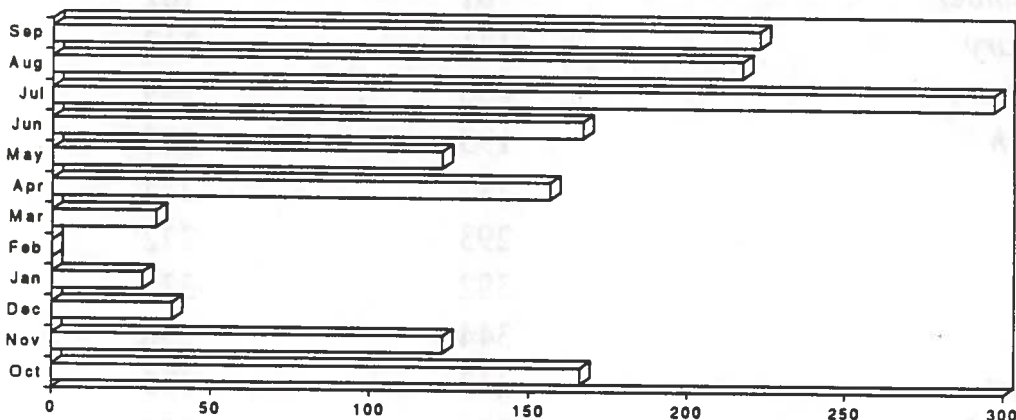


Table 7: Texas Rowing Sales

	<i>Sales 89-90</i>	<i>Sales 90-91</i>	<i>Sales 91-91</i>
<i>October</i>	\$2,884	\$2,803	\$1,660
<i>November</i>	1,684	1,730	1,229
<i>December</i>	810	1,621	377
<i>January</i>	1,707	1,104	285
<i>February</i>	2,597	2,585	0
<i>March</i>	1,929	3,422	327
<i>April</i>	2,872	2,742	1,567
<i>May</i>	2,928	2,723	1,227
<i>June</i>	3,820	3,313	1,668
<i>July</i>	3,441	2,581	2,970
<i>August</i>	2,433	3,349	2,172
<i>September</i>	3,062	2,539	2,227
Total	\$30,167	\$30,512	\$15,709

Table 8: Texas Rowing Revenues to the City

	<i>Rev. 89-90</i>	<i>Rev. 90-91</i>	<i>Rev. 91-92</i>
<i>October</i>	288	280	166
<i>November</i>	168	173	123
<i>December</i>	81	162	38
<i>January</i>	171	110	29
<i>February</i>	260	259	0
<i>March</i>	193	342	33
<i>April</i>	287	274	157
<i>May</i>	293	272	123
<i>June</i>	382	331	167
<i>July</i>	344	258	297
<i>August</i>	243	335	217
<i>September</i>	306	254	223
Total	\$3,017	\$3,051	\$1,571

Town Lake Boat Rentals

Concessionaire

Mr. Stuart Miller and Mr. Richard Holden
d.b.a. The Holden Company
P.O. Box 33213
Austin, Texas 78764
(512) 474-5440

Location

101 S. First Street

Hours of Operation

Weekdays: 12:00 p.m. - sunset
Weekends and Holidays: 10:00 a.m. - sunset

Sign Posted

No

General Activities

Town Lake Boat Rentals was forced to discontinue operations temporarily due to the South First Street bridge renovation beginning in the early Spring of 1991. Although a new site was agreed upon for interim operation near the mouth of West Bouldin Creek pending the bridge completion, the concession has not yet reopened for business and has reported no revenues since the end of FY 1989-90. The Town Lake Boat Rental contract, which expires November 14, 1992, stipulates 2% of monthly gross receipts plus \$1000 annually be paid to the City. Town Lake Boat Rentals did meet these requirements by paying \$1000 to the city in January of 1992. According to Mr. Miller, a lawsuit has been filed by the concessionaires against the State on the grounds of inverse condemnation, relating to expansion of the bridge.

Zilker Canoe Rentals

Concessionaire

Mr. Howard Barnett
2202-A Homedale Drive
Austin, Texas 78704
512-278-3852

Location

West side of Barton Creek immediately
below Barton Springs Pool

Hours of Operation

March - Labor Day:
Weekdays: 11:00 a.m. - dusk
Weekends and Holidays: 9:00 a.m. - dusk
After Labor Day:
11:00 a.m. - dusk, weekends only

Sign Posted

Yes

General Activities

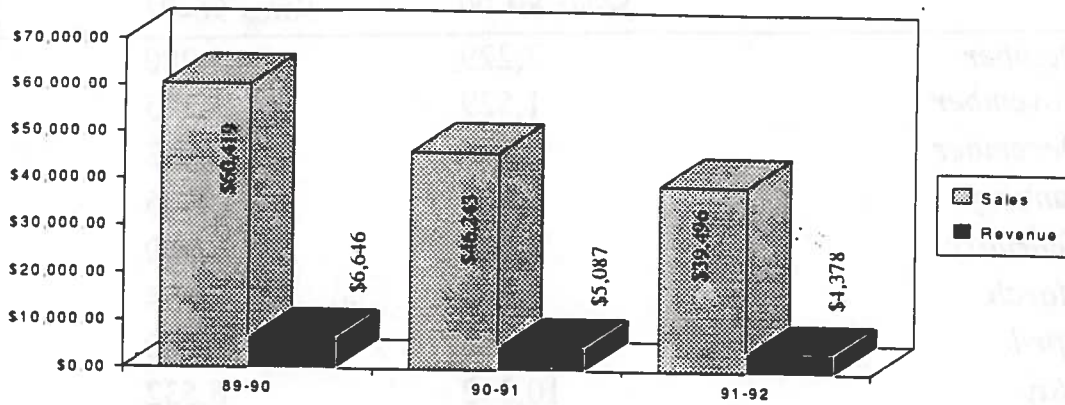
Zilker Canoe Rentals is the City's oldest boating concession. Mr. Howard Barnett started the concession in 1969 and throughout the years has not only provided the City with consistent revenues, but has also provided many boating experiences to groups from various organizations free of charge. Some of these organizations include: the Austin Association for Retarded Citizens, the Austin Public Library System, the Austin Sunshine Camp, the Austin-Travis County Mental Health Mental Retardation Center, the Texas School for the Blind, and the Texas School for the Deaf. By allowing the use of the canoes during non-peak hours to groups such as these, Mr. Barnett has afforded wonderful experiences to many people who would otherwise never have an opportunity to canoe.

Floods during December of 1991 washed away many of Mr. Barnett's canoes as well as his storage building. Most of the canoes were recovered and a new building was purchased. However, the opening of the Mansfield Dam floodgates prevented any business in this area until March. Mr. Barnett is quite optimistic about the future, however, and feels that next year should return to normal since this year's rains have been so far above average. Other than flooding, the only other problems facing the concessionaire are petty vandalism and the daily problem of people throwing rocks at the ducks which congregate in front of the concession.

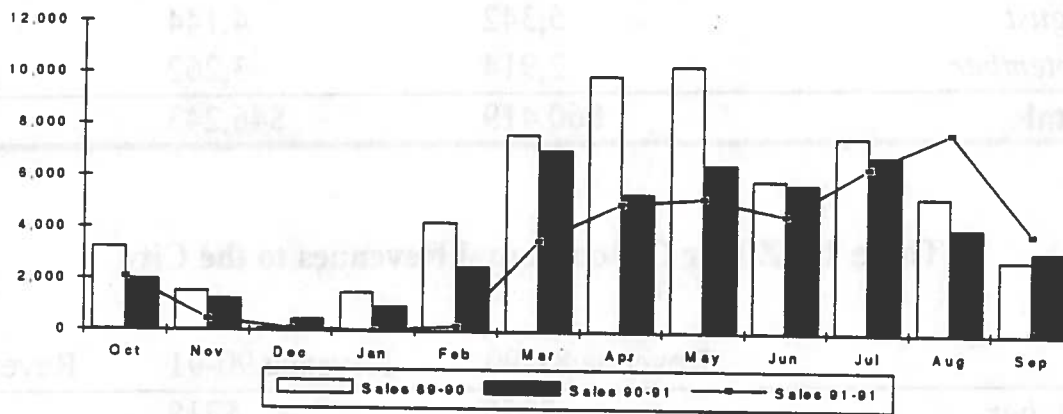
Canoes can be rented for \$6 per hour or \$20 a day. Life jackets are supplied to all renters and required for children under 12. Zilker Park Canoe Rentals' contract which expires on June 8, 1993, stipulates 11% of sales paid to the City. Sales and revenues for the past three years can be seen below in Graph 13 with sales by month in Graph 14. Graph 15 shows the sales by month for the 1991-1992 fiscal year and illustrates how difficult the past year has been. Following the graphs, monthly sales and revenue figures for the past three fiscal years can be seen.

Zilker Canoe Rentals

Graph 13: Sales and Revenue



Graph 14: Sales by Month FYs 1989-1992



Graph 15: Sales by Month for FY 1991-1992

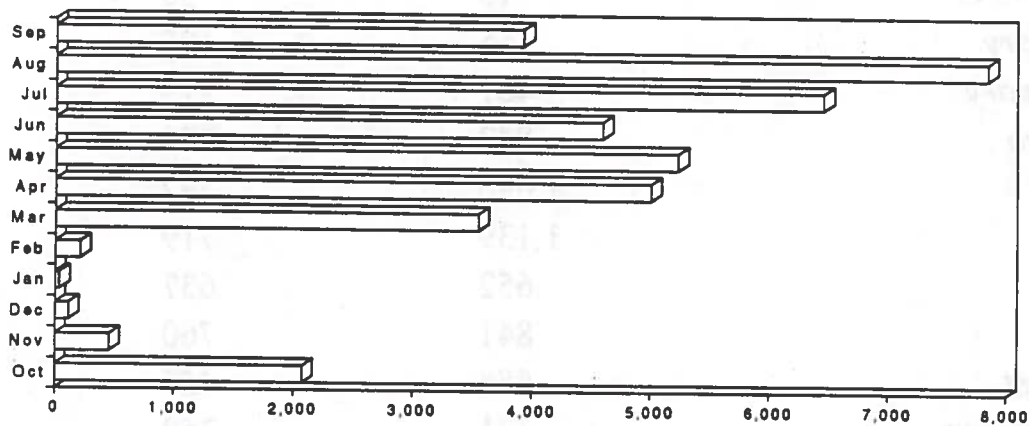


Table 9: Zilker Canoe Rental Sales

	<i>Sales 89-90</i>	<i>Sales 90-91</i>	<i>Sales 91-91</i>
<i>October</i>	3,229	1,980	2,075
<i>November</i>	1,529	1,245	456
<i>December</i>	119	453	115
<i>January</i>	1,502	955	36
<i>February</i>	4,242	2,540	212
<i>March</i>	7,656	7,054	3,555
<i>April</i>	9,963	5,380	5,004
<i>May</i>	10,352	6,532	5,229
<i>June</i>	5,925	5,790	4,593
<i>July</i>	7,647	6,908	6,457
<i>August</i>	5,342	4,144	7,840
<i>September</i>	2,914	3,262	3,924
Total	\$60,419	\$46,243	\$39,496

Table 10: Zilker Canoe Rental Revenues to the City

	<i>Revenue 89-90</i>	<i>Revenue 90-91</i>	<i>Revenue 91-92</i>
<i>October</i>	\$355	\$218	\$229
<i>November</i>	168	137	50
<i>December</i>	13	50	13
<i>January</i>	165	105	4
<i>February</i>	467	279	23
<i>March</i>	842	776	391
<i>April</i>	1,096	592	550
<i>May</i>	1,139	719	575
<i>June</i>	652	637	505
<i>July</i>	841	760	743
<i>August</i>	588	456	862
<i>September</i>	321	359	432
Total	\$6,647	\$5,088	\$4,377

Zilker Eagle Railroad

Concessionaire

Mr. Charles Beall
1301 Capitol of Texas Hwy, Suite B-125
Austin, Texas 78746
512-327-1000 Office
512-478-8167 Train Station

Hours of Operation

11am - Dusk, Daily

Location

Zilker Park
Train Station located next to playscape.

Sign Posted

Yes

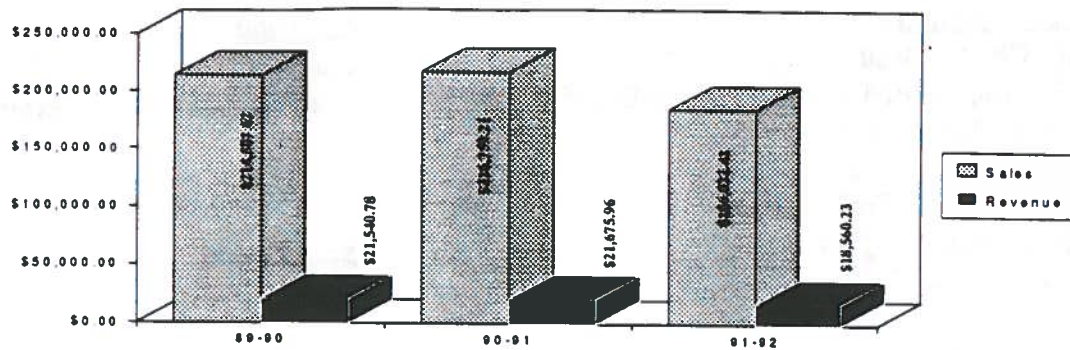
General Activities:

Zilker Eagle Railroad provides rides around Zilker Park on a miniature train. The train station is located next to the playscape in Zilker Park. From the station, the train travels across Barton Springs Road around the soccer fields and doubles back to the station. The train is owned by Mr. Charles Beall who has owned the train since 1985. Free rides are provided to people from MHMR and Sunshine Camp.

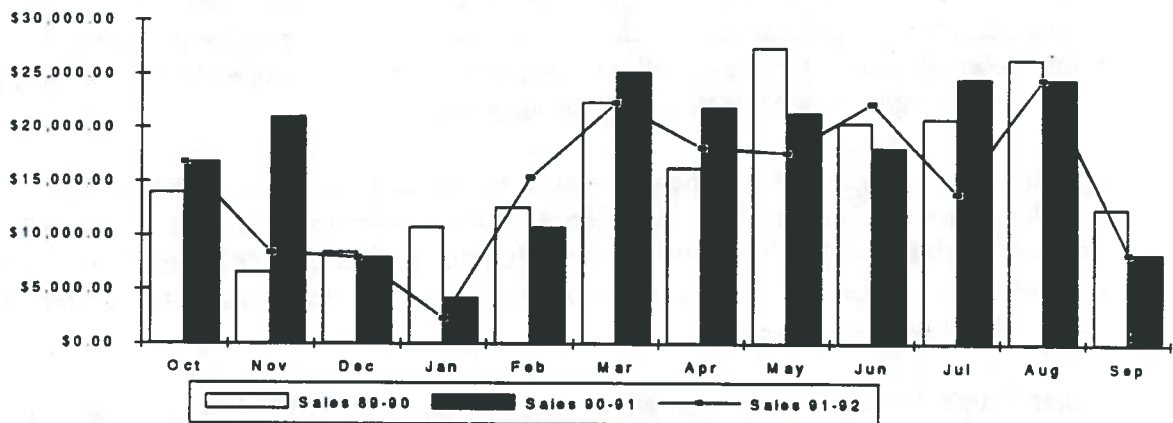
Usually high sales in the summer provide a buffer to make it through the slow winter months although this summer has been slightly slower than in past summers. The decrease in ridership has been attributed the lengthy period of time when Barton Springs Pool was closed. During the last weeks of September, the train was closed so staff could make needed mechanical repairs.

Zilker Eagle Railroad's contract which expires on April 30, 1994, with a five year extension option, stipulates that 10% of sales are to be paid to the City. Graph 16 illustrates the sales and revenues over the last three fiscal years. The monthly sales are shown in Graph 17 and the monthly sales for the last fiscal year (91-92) is illustrated in Graph 18. The figures in the graphs are representative of combination of both ticket sales and souvenir sales.

Zilker Eagle Railroad
Graph 16: Sales and Revenue FYs 1989-1992



Graph 17: Sales by Month FYs 1989-1992



Graph 18: Sales by Month for FY 1991-1992

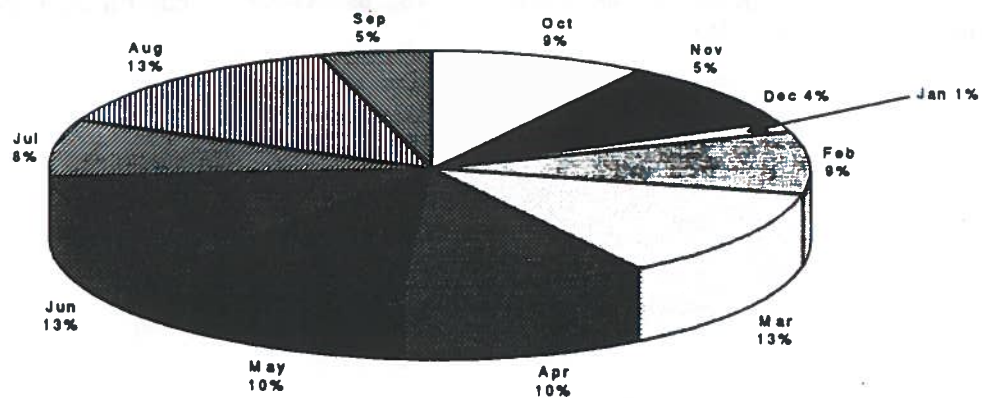


Table 11: Zilker Eagle Railroad Ticket Sales

	<i>Sales 89-90</i>	<i>Rev. 89-90</i>	<i>Sales 90-91</i>	<i>Rev. 90-91</i>	<i>Sales 91-92</i>	<i>Rev. 91-92</i>
<i>October</i>	\$14,000	\$1,400	\$16,800	\$1,680	\$16,800	\$1,680
<i>November</i>	6,540	654	21,000	2,100	8,400	840
<i>December</i>	8,400	840	7,940	794	7,940	794
<i>January</i>	10,740	1,074	4,200	420	2,340	234
<i>February</i>	12,600	1,260	10,740	1,074	14,940	1,494
<i>March</i>	22,400	2,240	25,200	2,520	22,400	2,240
<i>April</i>	16,340	1,634	21,940	2,194	18,200	1,820
<i>May</i>	27,540	2,754	21,480	2,148	17,740	1,774
<i>June</i>	20,540	2,054	18,200	1,820	22,400	2,240
<i>July</i>	21,000	2,100	24,740	2,474	14,000	1,400
<i>August</i>	26,600	2,660	24,740	2,474	24,740	2,474
<i>September</i>	12,600	1,260	8,400	840	8,400	840
Total	\$199,300	\$19,930	\$205,380	\$20,538	\$178,300	\$17,830

Zilker Eagle Railroad Souvenir

	<i>Sales 89-90</i>	<i>Rev. 89-90</i>	<i>Sales 90-91</i>	<i>Rev. 90-91</i>	<i>Sales 91-91</i>	<i>Rev. 91-92</i>
<i>October</i>	\$953	\$95	\$1,091	\$109	\$583	\$58
<i>November</i>	883	88	810	81	274	27
<i>December</i>	422	42	501	50	205	20
<i>January</i>	728	73	309	31	238	24
<i>February</i>	998	100	734	73	463	46
<i>March</i>	1,004	100	1,528	153	1,095	109
<i>April</i>	1,913	191	1,173	117	789	79
<i>May</i>	1,825	183	1,133	113	811	81
<i>June</i>	2,040	204	1,206	121	730	73
<i>July</i>	1,889	189	1,424	142	976	98
<i>August</i>	1,574	157	979	98	807	81
<i>September</i>	979	98	490	49	331	33
Total	\$15,208	\$1520	\$11,378	\$1137	\$7,302	\$729

Austin Aqua Festival

In 1990, the City of Austin entered into a 15 year term License Agreement with Austin Aqua Festival (AAF). This agreement allows Aqua Festival permission to use Auditorium Shores and a portion of Town Lake for no more than forty days each year to hold nine days of festival activities.

As compensation, Aqua Festival is to pay the City an amount equal to the greater of seven percent (7%) of annual Aqua Festival gross receipts (excluding parking receipts) or \$130,000. This payment for 1991 to the City was \$130,605, which was based on \$1,865,786 in revenues. The festival held in 1992 experienced lower than projected attendance, as a result revenues are expected to be lower than in 1991.

Particular concerns associated with the 1992 Festival included traffic control measures especially in near by neighborhoods, noise-levels and occasional conflicts between users of the hike and bike trail and the Festival events. Each year Parks and Recreation officials meet in late October with Austin Aquafest officials to discuss and resolve complaints from citizens. Last year Austin Aquafest officials meet with neighborhood residents to discuss ways of meeting traffic concerns.



M E M O R A N D U M

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: November 19, 1992

SUBJECT: Food and Drink Concession at Barton Springs

The City of Austin issued an RFP for the Food and Beverage Concession at Barton Springs Pool, an existing concession, on June 1, 1992. Seventy-six notices were sent out. The only respondent was Rodriguez Concession, Inc., which has been operating the concession stand at Barton Springs Pool for the last 18 years.

The proposed contract is for five years with the option to extend for one additional five year period. The concessionaire will perform all normal duties associated with the operation of this type of concession, including but not limited to food preparation, food service, and cleaning of the interior and exterior of the concession area. The concessionaire will provide all personnel, equipment and products necessary to operate this concession. Non-alcoholic beverages and various types of fast food such as hamburgers, hot dogs, ice cream and sandwiches will be served. The recommended awardee is a certified MBE vendor with the City of Austin.

RECOMMENDATION:

The Parks and Recreation Department concurs with the recommended award.


Michael J. Heitz, AIA, Director
Parks and Recreation Department

MJH:tpg



M E M O R A N D U M

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: November 19, 1992

SUBJECT: Butler Pitch and Putt Concession Contract

The City of Austin issued an RFP for the management and operation of the Butler Pitch and Putt Golf Course, an existing concession, on June 15, 1992. Twenty-one notices were sent out, responses were originally received from 2 potential vendors. One respondent, W.M. Condra, withdrew his response from consideration in August. The other respondent was Mr. Albert Kinser, Sr. who has been operating the Butler concession for the last 43 years.

The proposed contract is for five years with the option to extend for one additional five year period. The Concessionaire will provide quality golf course management, grounds maintenance, merchandise sales and program golf lessons. Mr. Kinser will also provide all personnel, equipment, products and maintenance for the entire golf course to include turf irrigation, fertilization, mowing of greens, fairways, edging, trimming of trees and shrubs and litter pickup.

The concessionaire will pay the City a flat fee of \$1,000 per month. This is an increase of \$200 per month over the current contract. It is, however, recommended that the monthly payments be waived for the months of December 1992, January 1993, and February 1993, or the period which the course is closed due to the construction of the South Austin Outfall sewer lines.

RECOMMENDATION:

The Parks and Recreation Department concurs with the recommended award of this concession contract.


Michael J. Heitz, AIA, Director
Parks and Recreation Department

MJH:tpg

**1992-93 PARKS AND RECREATION BOARD GOALS
BY COMMITTEE**

Concessions Committee

1. Study train concession in Zilker Park.
2. Refine concession policy and submit it to Austin City Council for adoption.

**Concessions Committee Membership
1992-93**

Neil Iscoe, Chair
Erma Linda Cruz-Torres
Eleanor McKinney

Land and Facilities Committee

1. Advocate for regular use of CDBG funding for parks projects.
2. Study the need for additional public access for the Barton Creek greenbelt.
3. Continue working for completion of Bull Creek greenbelt.
4. Implement project review process through all phases. Status on all projects in process monthly or quarterly.

Long Range Three to Five Year Goal

1. Follow status of all facilities and land acquisitions projects approved by voters in the bond election utilizing CDBG funds where appropriate.

**Land and Facilities Committee Membership
1992-93**

Neil Iscoe, Chair
Erma Linda Cruz-Torres
Eleanor McKinney

Navigation Committee

1. Monitor the number of watercraft on Town Lake in order to have information for planning and to prevent overcrowding.
2. Continue working for the removal of safety hazards in Town Lake.
3. Identify safety hazards on Lake Austin by monitoring Lake Austin with Park Police and receiving their input.
4. Study the need for additional public access on Lake Austin.
5. Stress the continued decrease of gasoline powered engines on Town Lake and monitor the use of power boats on the lake. Request electric motors to be used when possible.
6. Decrease the number of waivers issued for the use of gasoline powered boats on Town Lake. Benchmark established in 1991-92 with monitoring to continue in 1992-93.

Navigation Committee Membership 1992-93

Ron Cartlidge, Chair
James Crump

Program Committee

1. Increase the volunteer workforce by 15% in PARD related activities, Cultural Affairs and Programs Division by the completion of FY 1992-93.
2. Increase annually by 15% the number of eligible youth utilizing PARD programs.
3. Increase by 15% the number of programs available for youth by the end of the fiscal year.
4. Assist the Department in obtaining a high level working relationship with state, county, local school districts and other agencies.
5. Utilize the public information office to promote all Cultural Affairs and Programs Division activities.
6. Improve attendance at PARD related activities to show Board representation and support.
7. Use innovative activities and alternative sports to challenge targeted youth through PARD's Adventure Programs and the Austin Nature Center.
8. Support "Rites of Passage" programs.

Programs Committee Membership 1992-93

Albert Black, Chair
James Crump
Erma Linda Cruz-Torres
Eliza May